

WARRANTY DEED

L. HAROLD NICHOLS, ET AL,

GRANTOR

TO

OLIVE BRANCH AREA CHAMBER OF COMMERCE, INC.

GRANTEE

FOR AND IN CONSIDERATION of the sum of Ten Dollars (\$10.00), cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, We, L. HAROLD NICHOLS, GWEN H. NICHOLS, H. STEVE NICHOLS, and CYNTHIA H. NICHOLS, do hereby sell, convey and warrant unto OLIVE BRANCH AREA CHAMBER OF COMMERCE, INC., a Mississippi 501C6 Corporation, the land lying and being situated in DeSoto County, Mississippi, described as follows, to-wit:

Part of the Nichols Lot as Part of Lot 2, Block 5 in Part of the Southwest Quarter of Section 27, Township 1 South, Range 6 West, City of Olive Branch in DeSoto County, Mississippi, and being more particularly described as follows:

Beginning at the northeast corner of Town of Olive Branch Lot 2 of Block 5 in Section 27, Township 1 South, Range 6 West; thence north 85 degrees 15' west 126.4 feet along the north line of the Nichols lot to a point; thence south 4 degrees 05' west 33.7 feet to a point in the south line of the Nichols lot; thence south 83 degrees 37' east 46.0 feet along the south line of the Nichols lot to a point; thence south 85 degrees 15' east 80.0 feet along the south line of the Nichols lot to the southeast corner of said lot; thence north 4 degrees 47' east 35.0 feet to the point of beginning and containing 4386 square feet more or less.

The warranty in this Deed is subject to an Easement to Town of Olive Branch as recorded in Book 110, Page 143 of the Land Deed Records, Chancery Clerk's Office, DeSoto County, Mississippi. The warranty is further subject to all subdivision and zoning regulations in effect in City of Olive Branch, DeSoto County, Mississippi, and rights-of-way and easements for public roads and public utilities.

Taxes for the year 2004 have been paid at closing. Taxes which accrue after January 1, 2005, shall be the sole responsibility of the Grantee herein. Possession is to take place upon the delivery of this Deed.

WITNESS MY SIGNATURE, this the 22nd day of December, 2004.


L. HAROLD NICHOLS


GWEN H. NICHOLS


H. STEVE NICHOLS

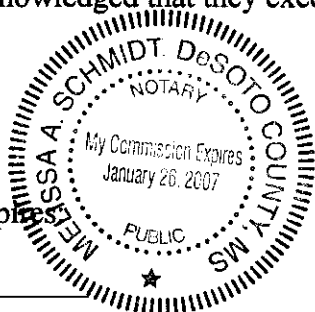

CYNTHIA H. NICHOLS

STATE OF MISSISSIPPI

COUNTY OF DESOTO

Personally appeared before me, the undersigned authority in and for the said county and state, on this the 22nd day of December, 2004, within my jurisdiction, the within named L. HAROLD NICHOLS, GWEN H. NICHOLS, H. STEVE NICHOLS and CYNTHIA H. NICHOLS, who acknowledged that they executed the above and foregoing instrument.

My Commission Expires

1-26-07Melissa A. Schmidt

NOTARY PUBLIC

GRANTOR'S ADDRESS:

8136 Saddlebrook Cove
Olive Branch MS 38654
 Hm. Phone: 662-895-6070
 Wk. Phone: 662-895-5623

GRANTEE'S ADDRESS:

P.O. Box 608
Olive Branch MS 38654
 Hm. Phone: 662-895-2600
 Wk. Phone: 662-895-2600

PREPARED BY AND RETURN TO:

JAMES E. WOODS
 WATKINS LUDLAM WINTER & STENNIS, P.A.
 P. O. Box 1456
 Olive Branch, MS 38654
 (662) 895-2996

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